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IN THE MATTER OF THE ONTARIO HERITAGE ACT
R.S.O. 1990, CHAPTER O.18 AND
84 WOODLAWN AVENUE EAST
CITY OF TORONTO, PROVINCE OF ONTARIO

NOTICE OF INTENTION TO DESIGNATE

To:

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Ontario Heritage Foundation

Take notice that the Council of the City of Toronto, on the 1st and 2nd days of October, 1998 decided to designate the property known municipally as 84 Woodlawn Avenue East (James Avon Smith House) (Midtown).

Short Statement of Reasons for the Proposed Designation

The property at 84 Woodlawn Avenue East is recommended for designation for architectural and historical reasons. Constructed in 1881, the house was designed by James Avon Smith of the Toronto architectural firm Smith and Gemmell as his family residence.

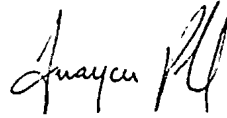
The James Avon Smith House is designed in the Gothic Revival style. Rising 2 1/2 stories beneath a gable roof with cross-gables, the house is constructed of brick on a stone base and trimmed with brick, stone and wood. Important exterior features are the principal (south) entrance, two-storey verandah, bay windows, round-arched and segmental-headed window openings (some with lead glass windows and louvered shutters), dormers and chimneys. The two-storey entrance hall and staircase, and the fireplaces, door openings and detailing in the first-floor study, parlour and dining room, and the second-floor master and southeast bedrooms are significant interior elements.

The James Avon Smith House is set back and elevated on a rise of land on the north side of Woodlawn Avenue East. With its landscaped grounds, the property is an important feature of the Summerhill neighbourhood.

Heritage Toronto's Heritage Property Report (Long Statement of Reasons for Designation) respecting the property is available for viewing at the City Clerk's Department at City Hall and the offices of Heritage Toronto.

Notice of an objection to the designation may be served on the City Clerk, c/o Frances Pritchard, Interim Contact, Toronto Community Council, 4th Floor, West Tower, City Hall, 100 Queen Street West, Toronto, M5H 2N2, within thirty days of the 27th day of October, 1998, setting out the reason(s) for the objection and all relevant facts.

Dated at Toronto this 27th day of October, 1998.

A handwritten signature in black ink, appearing to read "Novina Wong", with a stylized flourish at the end.

For Novina Wong, City Clerk